

# EMPORIA-LYON COUNTY JOINT BOARD OF ZONING APPEALS

CIVIC BUILDING / EMPORIA, KANSAS 66801 / PHONE 316-343-4266

## **SIGN VARIANCE APPLICATION**

<b>APPLICANT</b>
Address
Phone number
Interest in property

<b>OWNER</b> ( <i>if not the applicant</i> )
Address
Phone number

Owners & Officers (*Corporate applications only*) \_\_\_\_\_

Address of property affected \_\_\_\_\_

Is property within the City  
limits \_\_\_\_\_

Physical characteristics \_\_\_\_\_  
\_\_\_\_\_

Legal description of property \_\_\_\_\_

Zoning District \_\_\_\_\_

Variance requested from provisions of Section \_\_\_\_\_ of the Zoning Regulations.

Detailed description of the proposed variance (include precise amount of desired variance, etc.)  
\_\_\_\_\_  
\_\_\_\_\_

***Justification of Variance – Indicate at least one of the following:***

- Exceptional narrowness, shallowness, or shape of lot  
\_\_\_\_\_

- Exceptional topographic condition  
\_\_\_\_\_

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- Other extraordinary or exceptional circumstances (specify) \_\_\_\_\_
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To grant a Variance, the Board must find that each of the following conditions have been met. Explain how requested variance will meet each condition.

- The proposed Sign Variance shall not be of a design, location, or size so as to dominate the immediate neighborhood

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- Granting of Sign Variance will not adversely affect the rights of adjacent property owners
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- Strict application of the provisions of these regulations will create an unnecessary hardship
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- The granting of the Sign Variance will not interfere with or be confusing with any traffic signal, sign, or light.
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- The Sign Variance will not be opposed to general spirit and intent of the regulations
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The following non-conformities exist on this property:

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\*Attach an ownership list, certified by a registered abstractor, listing the legal description, name and mailing addresses of the owners of all property located within 200' of the boundaries of the property for which the variance is requested.

\*Attach a site plan map (2), drawn to scale, showing property lines, roads, driveways, existing and proposed structures, parking stalls, landscaping, fences and other topographical features.

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Applicant's signature

Date

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Owner's signature

Date

FOR OFFICE USE ONLY
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Fee	Date Paid	Receipt No.
\$ 150.00		
Application No.		
Hearing Date		